

083.A

0007

0055.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

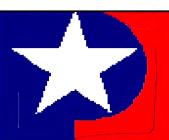
713,700 / 713,700

USE VALUE:

713,700 / 713,700

ASSESSED:

713,700 / 713,700

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
53-55		PARK AVE EXT, ARLINGTON

OWNERSHIP

Unit #: 55

Owner 1: GREEN JORDAN R & KIMBER R F

Owner 2:

Owner 3:

Street 1: 55 PARK AVE EXT

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: CANAPARI CRAIG A & -

Owner 2: LUCCI-CANAPARI JEANNA M -

Street 1: 55 PARK AVE EXT

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1959, having primarily Wood Shingle Exterior and 1900 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7933									G9							

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	713,700			713,700		290567
							GIS Ref
							GIS Ref
							Insp Date
							10/18/18

PREVIOUS ASSESSMENT								Parcel ID	083.A-0007-0055.0		!15552!	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	102	FV	713,700	0	.	.	713,700	Year end	12/23/2021			
2021	102	FV	693,000	0	.	.	693,000	Year End Roll	12/10/2020			
2020	102	FV	682,600	0	.	.	682,600	682,600 Year End Roll	12/18/2019			
2019	102	FV	606,400	0	.	.	606,400	606,400 Year End Roll	1/3/2019			
2018	102	FV	536,700	0	.	.	536,700	536,700 Year End Roll	12/20/2017			
2017	102	FV	489,600	0	.	.	489,600	489,600 Year End Roll	1/3/2017			
2016	102	FV	489,600	0	.	.	489,600	489,600 Year End	1/4/2016			
2015	102	FV	445,400	0	.	.	445,400	445,400 Year End Roll	12/11/2014			

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	15552
CANAPARI CRAIG	62075-29		6/21/2013		530,000	No	No				
BIERINGER PAUL,	49421-129		5/9/2007		455,000	No	No				

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
10/18/2018										Measured	DGM	D Mann
12/5/2008										MLS	MM	Mary M
2/7/2008										External Ins	BR	B Rossignol

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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Total AC/Ha: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc CND

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

